



OFFICE OF THE CITY CLERK
129 North Second Street
Yakima, Washington 98901
Phone (509) 575-6037 • Fax (509) 576-6614

**CITY OF YAKIMA
NOTICE OF CLOSED RECORD PUBLIC HEARING
Racquet Lane Preliminary Plat**

NOTICE IS HEREBY GIVEN that the Yakima City Council will conduct a Closed Record Public Hearing to consider the Hearing Examiner's recommendation regarding preliminary plat approval of Racquet Lane Luxury Townhomes located at 2600 Racquet Lane and associated development agreement submitted by Racquet Lane Townhomes LLC.

Said closed record public hearing will be held on **Tuesday, September 15, 2020, at 6:00 p.m.**, or soon thereafter, in the Council Chambers at City Hall located at 129 N. 2nd Street, Yakima, WA. *Closed Record Hearing* means the public is invited to testify on the existing Hearing Examiner's records but will not be allowed to introduce any new information.

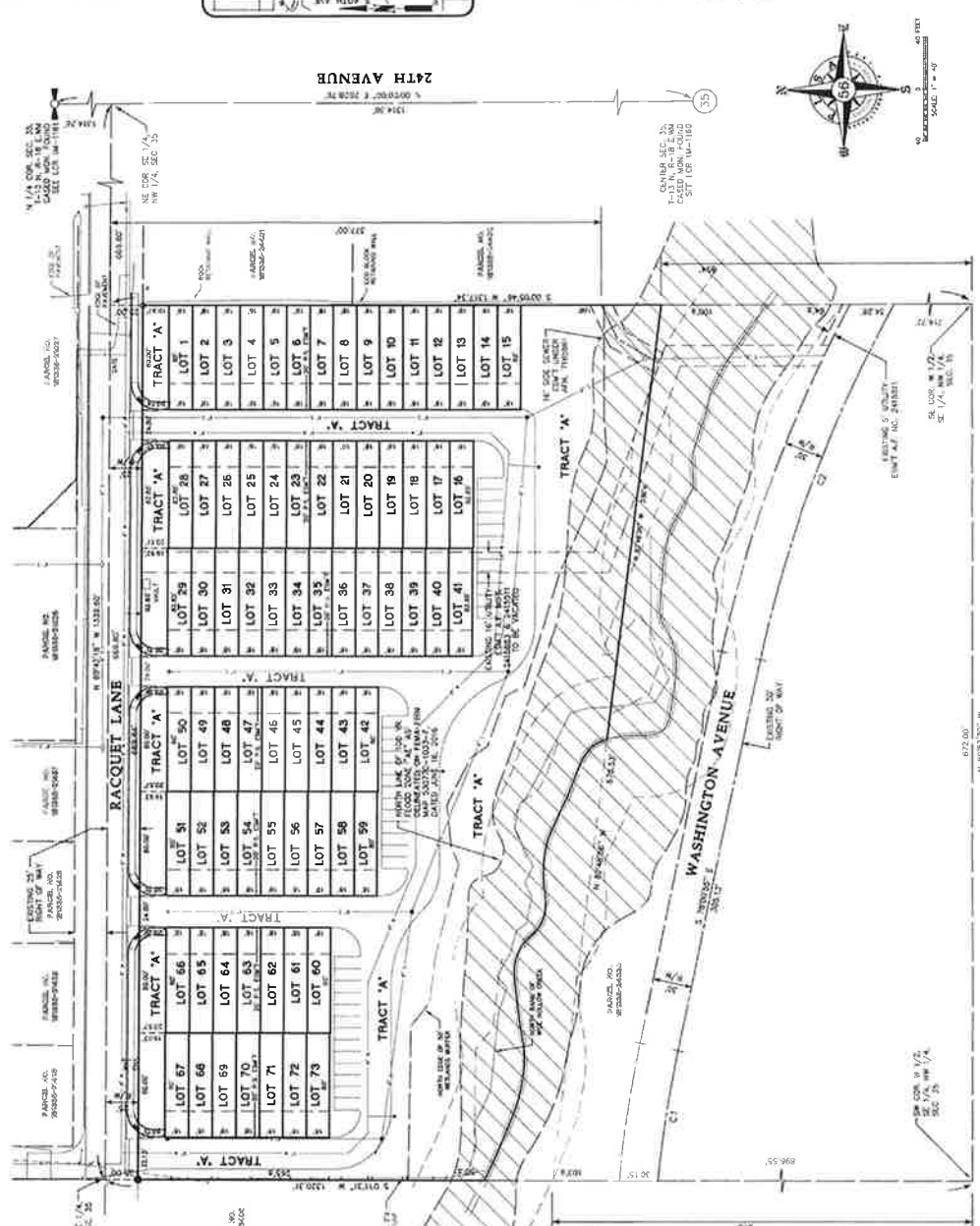
Anyone wishing to comment on existing records should:

1. Dial 1-877-853-5247 or 1-888-788-0099
2. When prompted for the webinar ID enter 923 4309 0871#
3. When prompted for the participant ID enter #
4. When prompted for the meeting password enter 460658#
5. If you wish to speak to the Council during the public hearing press *9 on your phone. When it is your turn to speak you will hear an automated announcement indicating your phone has been unmuted and you can now be heard by all participating in the meeting. You should announce your name and city of residence prior to making your comments. When your time to speak has expired you will hear an automated announcement indicating your phone has been muted.

Dated & mailed this 26th day of August, 2020.

Sonya Claar Tee
City Clerk

MASTER PLANNED DEVELOPMENT – SINGLE USE
AND
PRELIMINARY PLAT OF
RACQUET LANE LUXURY TOWNHOMES
IN THE SE 1/4 OF THE NW 1/4 OF SEC. 35, T-13 N, R-18 E, W.M.

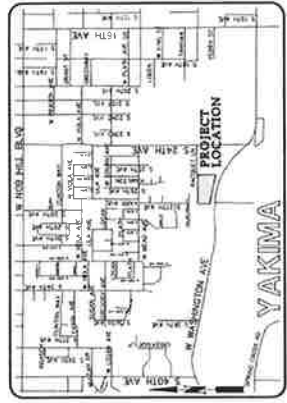


LEGAL DESCRIPTION

THAT PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, T-13 N, R-18 E, W.M., BEGINNING AT A POINT ON THE EAST LINE OF SAID WEST HALF A DISTANCE OF 854.00 FEET NORTH FROM THE SOUTH POINT OF THE WEST LINE OF SAID WEST HALF, THENCE S89°57'30"W A STRAIGHT LINE TO A POINT ON THE WEST LINE OF SAID WEST HALF, THENCE S40°00'00"E A STRAIGHT LINE TO A POINT ON THE SOUTHWEST CORNER OF SAID WEST HALF, THENCE S89°57'30"W A STRAIGHT LINE TO THE CENTERLINE OF THE WASHINGTON AVENUE, AS SHOWN ON A PLAT OF A PARTITION IN THE CONTIGUOUS OF THE BROWN CREED, AS SAME IS SHOWN ON PLAT OF SAID PARTITION AND CLOSURE, THE NORTH 15 FEET THEREOF ADJACENT TO SAID CITY OF YAKIMA FOR STREET.

LOT AREAS

LOTS 1 THRU 15 AND LOTS 42 THRU 73 LASH HAVE AN AREA OF 1,440 SQUARE FEET.
LOTS 16 THRU 41 EACH HAVE AN AREA OF 1,491 SQUARE FEET.
TRACT 'A', HAS AN AREA OF 2.89 ACRES.



VICINITY MAP
NO SCALE

RECEIVED

APR 22 2020

CITY OF YAKIMA
PLANNING DIV.

NOTES

1. PROPERTY IS ZONED R-3, MULTI-FAMILY RESIDENTIAL.
2. THE PARCEL CONTAINS 5.29 ACRES.
3. TRACT 'A', WILL BE ORGANIZED AS A PUBLIC SERVICE AND ACCESS LASHMENT FOR THE USE OF ALL PROPOSED LOTS.
4. LASHMENT LANE WILL BE ABLE TO CITY OF YAKIMA STANDARDS AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION. OWNERS WITH THE SITE WILL BE REQUIRED BY A HOMEOWNERS ASSOCIATION.
5. SEWAGE WATER DRAINAGE IS PROVIDED TO WASHINGTON COUNTY.
6. SANITARY SEWER WILL BE CONNECTED TO THE CITY OF YAKIMA SEWAGE COLLECTION SYSTEM.
7. DOMESTIC WATER WILL BE CONNECTED TO THE CITY OF YAKIMA DOMESTIC WATER SYSTEM.
8. THE UNDERGROUND POWER, TELEPHONE, NATURAL GAS AND CABLE TELEVISION SYSTEMS WILL BE PROVIDED BY THE RESPECTIVE UTILITY.

OWNER/DEVELOPER
BOB HERR
SUNRISE DEVELOPMENT, LLC
1020 EAST WASHINGTON AVENUE
YAKIMA, WASHINGTON 99102
PH: 509-425-0590

ENGINEER/SURVEYOR
PLSA ENGINEERING
1000 WASHINGTON AVENUE
YAKIMA, WASHINGTON 99102
PH: 509-425-0590

PLSA ENGINEERING-SURVEYING-PLANNING
1000 WASHINGTON AVENUE
YAKIMA, WASHINGTON 99102
PH: 509-425-0590

MASTER PLANNED DEVELOPMENT
PRELIMINARY PLAT
CITY OF YAKIMA

SEAL

DATE: 12/10/2018
DRAWN BY: [signature]
CHECKED BY: [signature]
SCALE: 1" = 40'

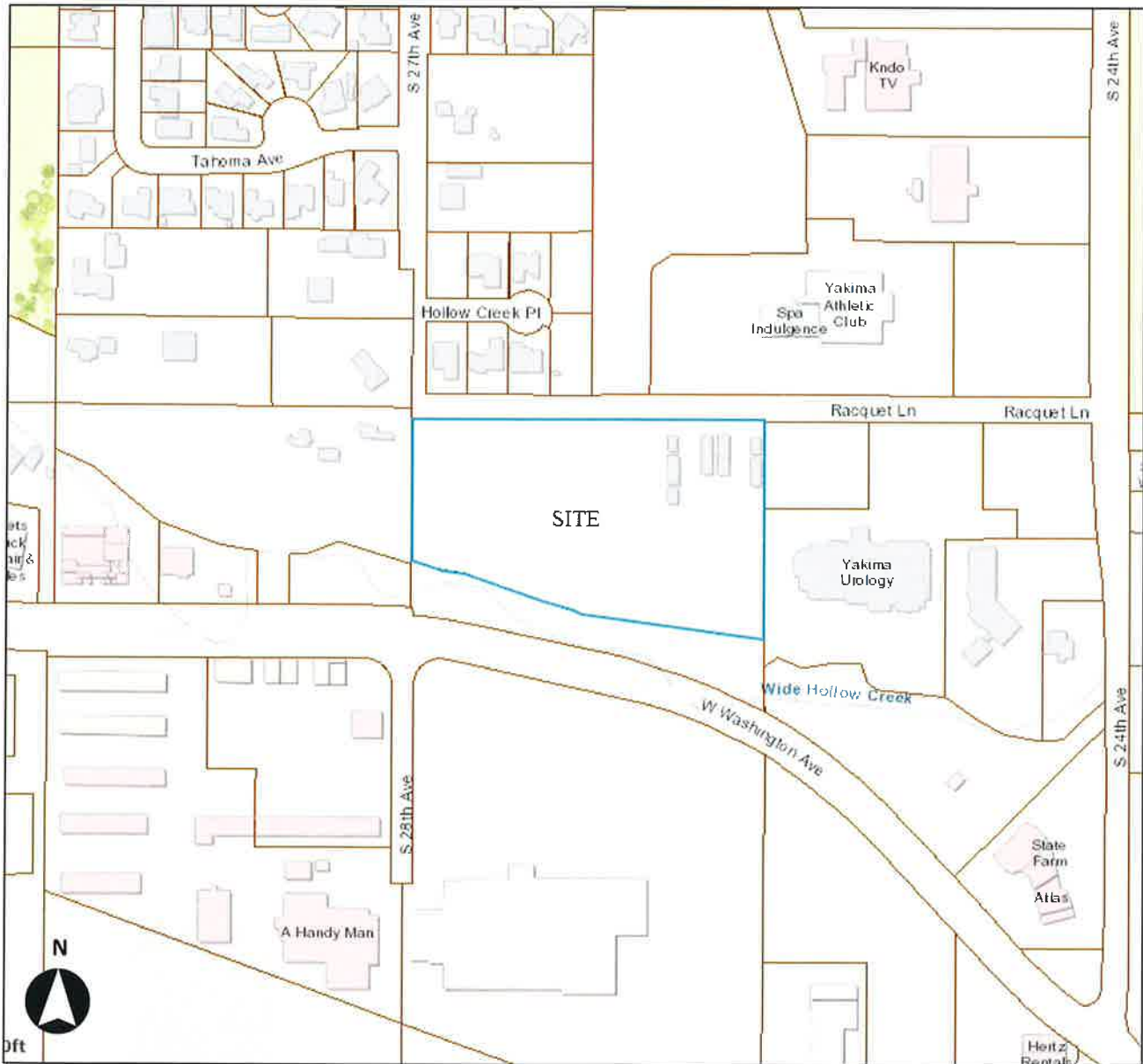
VICINITY MAP



File Number: PD#002-20 & PLP#001-20

Project Name: RACQUET LANE LUXURY TOWNHOMES

Site Address: 2600 RACQUET LN



Proposal: Master Planned Development to subdivide approximately 5.32 acres into 73 lots for 73 townhomes in the R-3 zoning district with a tract for common areas. The proposal to develop 73 townhomes was previously approved under file no. CL2#012-17 but did not include a request to subdivide the property into individual lots. Contact the City of Yakima Planning Division at (509) 575-6183

Map Disclaimer: Information shown on this map is for planning and illustration purposes only. The City of Yakima assumes no liability for any errors, omissions, or inaccuracies in the information provided or for any action taken, or action not taken by the user in reliance upon any maps or information provided herein.

Date Created: 7/15/2020

